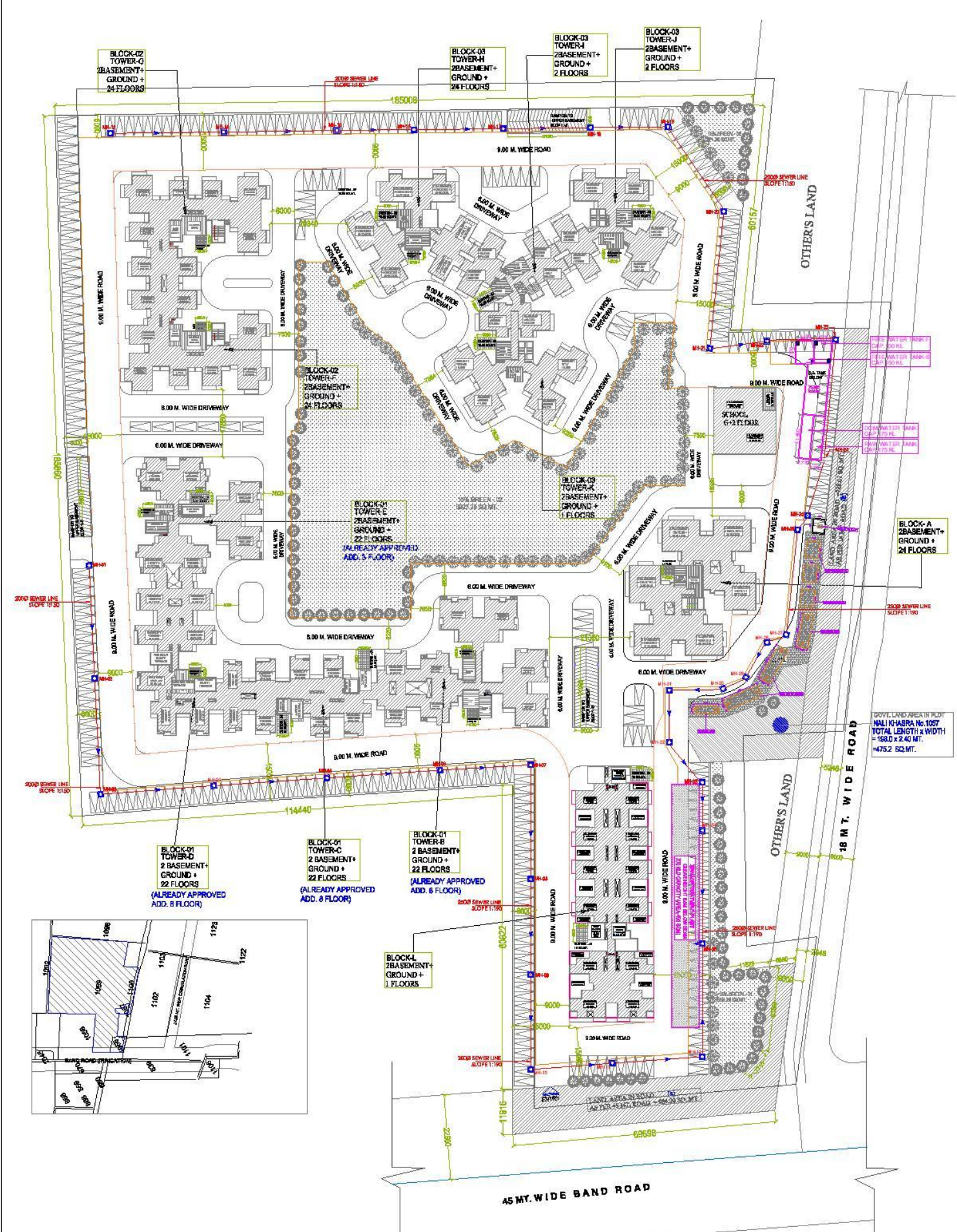




LEGEND :

S. No.	SYMBOL	DESCRIPTION
1.	M.H.	MANHOLE
2.	SEWER LINE	SEWER LINE
3.	SETBACK LINE	SETBACK LINE
4.	BASEMENT RETAINING WALL	BASEMENT RETAINING WALL

LEGEND :-

	BASEMENT LINE
	SETBACK LINE
	DUSTBIN
	CHABUTRA

REQUIRED TREE
AS PER NO. OF TREE PER HECTARE OF PLOT AREA
= $100 \times 30.261 \div 10000 = 3.0261$ NO. TREES

No. OF TREE PROPOSED = 170 No.

SCHEDULE OF PLANTS

S.NO	SYMBOL	BOTANICAL NAME	TYPE
1		ALSTONIA SCHOLARIS	58 No. S.
2		LAGERSTROEMIA SPECIOSA	86 No. S.

ALONG BOUNDARY WALL

TOTAL = 170 No. S.

AREA STATEMENT		
S.NO.	PARTICULARS	SQ.MTR.
1	PURCHASED LAND AREA IN KHASRA NO. 1055, 1056, 1059 - 40783.88 SQ.MT.	40,783.88
2	GOVT. LAND AREA IN PLOT NALIKHASRA NO. 1057 - 475.2 SQ.MT.	475.20
3	TOTAL LAND AREA = 1+2 = 40,783.88 + 475.2 = 41,259.08 SQ.MT.	41,259.08
4	AFTER NALIKHASRA AREA = (3-2) = 41,259.08 - 475.2 = 40,783.88 SQ.MT.	40,783.88
5	ROAD AREA IN PLOT - 4084.20 SQ.MT.	4084.20
6	ROAD AREA IN PLOT - 1128.01 SQ.MT.	1128.01
7	TOTAL ROAD AREA IN PLOT = 4084.20 + 1128.01 = 5212.21 SQ.MT.	5212.21
8	BALANCE PLOT AREA = 4 - 7 = 40,783.88 - 5212.21 = 35,571.67 SQ.MT.	35,571.67
9	REQUIRED 16% OF PLOT AREA AS PLOT GREEN = 16% OF 35,571.67 SQ.MT. = 5691.47 SQ.MT.	5691.47
10	PROPOSED 15% GREEN AREA = (GREEN AREA 01+02+03) = 5691.47 SQ.MT.	5691.47
11	BALANCE PLOT AREA = 8 - 9 = 35,571.67 - 5691.47 = 29,880.20 SQ.MT.	29,880.20
12	REQUIRED AREA FOR NURSERY SCHOOL = 883 SQ.MT.	883
13	PROPOSED AREA FOR NURSERY SCHOOL = 883 SQ.MT.	883
14	REQUIRED AREA FOR CHABUTRA = 67.50 SQ.MT.	67.50
15	PROPOSED AREA FOR CHABUTRA = 67.50 SQ.MT.	67.50
16	REQUIRED AREA FOR DUSTBIN = 136.00 SQ.MT.	136.00
17	PROPOSED AREA FOR DUSTBIN = 136.00 SQ.MT.	136.00
18	BALANCE PLOT AREA FOR HOUSES = 9 - (10+12+14) = 29,880.20 - (883 + 67.50 + 136.00) = 28,793.70 SQ.MT.	28,793.70
19	PERMISSIBLE GROUND COVERAGE = 40% = 40% OF 28,793.70 = 11,517.48 SQ.MT.	11,517.48
20	PROPOSED GROUND COVERAGE = 28,028.22 SQ.MT.	28,028.22
21	PERMISSIBLE F.A.R. AREA = 32,107.83 X 2.5 = 80,269.58 SQ.MT.	80,269.58
22	PURCHASABLE F.A.R. AREA = 32,107.83 X 1.25 = 40,134.79 SQ.MT.	40,134.79
23	PERMISSIBLE F.A.R. AREA = A + B = 80,269.58 + 40,134.79 = 1,20,404.37 SQ.MT.	1,20,404.37
24	PERMISSIBLE F.A.R. AREA OF COMMERCIAL = 0.5% OF PERMISSIBLE RESIDENTIAL 2.6 F.A.R. = 80,269.58 X 0.5 / 100 = 401.347 SQ.MT.	401.347
25	TOTAL PERMISSIBLE UNITS = 1680 UNITS	1680
26	PERMISSIBLE UNITS (330 UNIT PER HECT.) WITH 2.5 F.A.R. PERMISSIBLE UNIT ONLY FOR RESIDENTIAL PLOT AREA @ 330 UNIT PER HECT. = 32,107.83 X 330 / 10,000 = 1069.96 UNITS	1069.96
27	PERMISSIBLE UNITS FOR PURCHASABLE F.A.R. = 40,134.79 X 330 / 25,000 = 529.77 UNITS	529.77
28	TOTAL PROPOSED UNITS (AS PER TABLE NO-01) = 1069.96 + 529.77 = 1599.73 UNITS	1599.73
29	PROPOSED UNITS (AS PER TABLE NO-02) = 1400 UNITS	1400
30	ALREADY SANCTION F.A.R. AREA = 40,080.748 SQ.MT.	40,080.748
31	TOTAL PROPOSED FAR AREA (AS PER TABLE NO-03) = 3,744 SQ.MT.	3,744
32	RESIDENTIAL AREA IN F.A.R. = 1,19,111.730 SQ.MT.	1,19,111.730
33	COMMERCIAL AREA IN F.A.R. = 380.848 SQ.MT.	380.848
34	COMMUNITY HALL AREA IN F.A.R. = 708.142 SQ.MT.	708.142
35	TOTAL (A+B+C) = 1,20,214.86 SQ.MT.	1,20,214.86
36	TO BE SANCTION F.A.R. AREA = 25.24 = 1,20,214.86 - 40,080.748 = 72,134.112 SQ.MT.	72,134.112
37	ALREADY SANCTION UNITS = 400 UNITS	400
38	TOTAL PROPOSED UNITS = 1400 UNITS	1400
39	TO BE SANCTION UNITS = 25-27 = 1400 - 400 = 1000 UNITS	1000
40	PROPOSED UPPER BASEMENT AREA (NON F.A.R.)	27,820.963
41	UPPER BASEMENT PARKING AREA = 26,730.26 SQ.MT.	26,730.26
42	UPPER BASEMENT DECK AREA = 1097.703 SQ.MT.	1097.703
43	TOTAL (A+B) = 27,820.963 SQ.MT.	27,820.963
44	PROPOSED LOWER BASEMENT AREA (NON F.A.R.)	27,820.963
45	LOWER BASEMENT PARKING AREA = 26,730.26 SQ.MT.	26,730.26
46	LOWER BASEMENT DECK AREA = 1097.703 SQ.MT.	1097.703
47	TOTAL (A+B) = 27,820.963 SQ.MT.	27,820.963
48	TOTAL NON F.A.R. AREA (A+B+C+D+E+F) = 51,669.436 SQ.MT.	51,669.436
49	REQUIRED PARKING	1816 E.C.S.
50	REQUIRED PARKING FOR RESIDENTIAL	1816 E.C.S.
51	F.A.R. AREA / 100 X 1.5 = 1796.67 E.C.S. SAY = 1797 E.C.S.	1797 E.C.S.
52	REQUIRED PARKING FOR COMMERCIAL	1816 E.C.S.
53	F.A.R. AREA / 100 X 2 = 3593.34 E.C.S. SAY = 3593 E.C.S.	3593 E.C.S.
54	REQUIRED PARKING FOR COMMUNITY HALL	1816 E.C.S.
55	F.A.R. AREA / 100 X 1.5 = 1796.67 E.C.S. SAY = 1797 E.C.S.	1797 E.C.S.
56	REQUIRED PARKING FOR NURSERY SCHOOL	1816 E.C.S.
57	F.A.R. AREA / 100 X 1.0 = 883 E.C.S. SAY = 883 E.C.S.	883 E.C.S.
58	TOTAL REQUIRED PARKING (A+B+C+D) = 1816 E.C.S.	1816 E.C.S.
59	PROPOSED PARKING AS PER E.C.S.	2029 E.C.S.
60	OPEN PARKING	336 E.C.S.
61	UPPER BASEMENT PARKING AREA = 26,730.26 SQ.MT.	26,730.26
62	UPPER BASEMENT DECK AREA = 1097.703 SQ.MT.	1097.703
63	LOWER BASEMENT PARKING AREA = 26,730.26 SQ.MT.	26,730.26
64	LOWER BASEMENT DECK AREA = 1097.703 SQ.MT.	1097.703
65	TOTAL PARKING = (A+B+C+D) = 2029 E.C.S.	2029 E.C.S.
66	TOTAL BUILT-UP AREA	1,32,167.116
67	TOTAL NON F.A.R. AREA = 61,009.490 SQ.MT.	61,009.490
68	TOTAL F.A.R. AREA = 1,20,214.86 SQ.MT.	1,20,214.86
69	NURSERY SCHOOL AREA = 883.00 SQ.MT.	883.00
70	TOTAL BUILT-UP AREA (A+B+C) = 1,32,167.116 SQ.MT.	1,32,167.116

PROJECT :-
RESIDENTIAL COMPLEX AT
KHASRA NO.- 1055, 1056, 1059
VILLAGE :- NOORNAGAR, GHAZIABAD
THROUGH :- MR. SANJAY SINGHAL
PH. - 9810017046

OWNER:-
M/s CHARM'S INDIA PVT.LTD.
ADD:- SE-111, SEASTRI NAGAR, GHAZIABAD.

DRAWING TITLE :-
SEWER LINE

ARCHITECTS :-
Space Designers International
Architects Pvt. Ltd.
5 / 1306, VASUNDHARA, GHAZIABAD
PH : 028-412524, MOB : 9810017046, 9810017047
E-MAIL : spacedesigners@gmail.com, www.spacedesigners.com

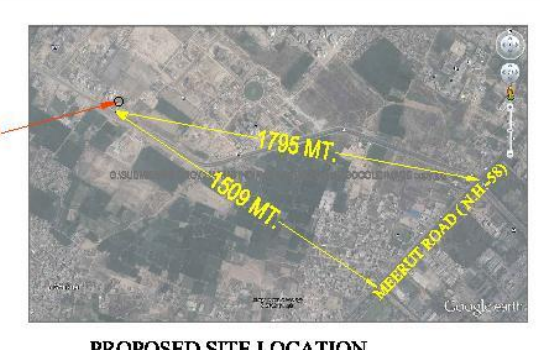
ARCHITECT'S SIGN.
DRG.NO. 01

OWNER'S SIGN

DRAWN BY :- CHECKED BY :-
SARANYA VISHAL

SCALE 1: 600 **DATED :-**

services consultant
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PROPOSED SITE LOCATION